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DK W BK 650 PG 604  
DE SOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

\* Prepared by and Return to: The Law Office of Shannon Williams, P.C. \* MBN#100412 \* 5960 Getwell Road, Ste 212 B \* Southaven, MS 38672 \* (662)895-9000 \* (662)895-6000 (fax) \* RE10-204

**INDEXING INSTRUCTIONS: Lot 7, Phase I, MAGNOLIA COMMONS SUBDIVISION, Section 19, Township 3, Range 7, Plat Book 97, Page(s) 11-12, DESOTO County, MS**

Grantors Address:

P.O. BOX 166

SOUTHAVEN, MS 38671

Phone: 662-893-1500

Phone: N/A

Grantees Address:

3070 MAGNOLIA DR .

HERNANDO, MS 38632

Phone: N/A

Phone: N/A

**JOHNNY COLEMAN BUILDERS, INC.**

GRANTOR (S)

TO

**GENNELL VENKAY POLK**

GRANTEE (S)

**CORPORATE WARRANTY DEED**

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **JOHNNY COLEMAN BUILDERS, INC.**, hereinafter referred to as "Grantor" does hereby sell, convey and warrant unto **GENNELL VENKAY POLK, IN FEE SIMPLE**, hereinafter referred to as "Grantee", the land lying and being situated in DESOTO County, MISSISSIPPI, described as follows, to-wit:

**Lot 7, Phase I, MAGNOLIA COMMONS SUBDIVISION as located in Section 19, Township 3 South, Range 7 West, DESOTO County, MS, as shown on plat of record in Plat Book 97, Pages 11-12, in the Office of the Chancery Clerk, DESOTO County, MS.**

**Property more commonly known as: 3070 MAGNOLIA DR., HERNANDO, MS 38632.**

The warranty in this deed is further subject to Covenants and Restrictions as recorded in the Chancery Clerk of DESOTO County, MS in Book 97, Page 11-12.


The warranty in this deed is further subject to building lines, easements and restrictions as recorded in the Chancery Clerk of DESOTO County, MS in Book 97, Page 11-12.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision, and health department regulations in effect in DESOTO County, MISSISSIPPI.

Taxes for the year 2011 are to be pro-rated, and possession is to be given with delivery of this deed.

WITNESS OUR SIGNATURES, this the 19<sup>th</sup> day of January, 2011.

**JOHNNY COLEMAN BUILDERS, INC.**

BY:   
**JOHNNY COLEMAN, PRESIDENT**

STATE OF MS

COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 19th day of JANUARY, 2011 within my jurisdiction, the within named JOHNNY COLEMAN, who acknowledged to me that HE is PRESIDENT respectively of JOHNNY COLEMAN BUILDERS, INC., a MISSISSIPPI corporation and that for and on behalf of the said corporation, and as its act and deed, HE signed, sealed and delivered the above and foregoing CORPORATE WARRANTY DEED for the purposes mentioned on the day and year therein mentioned, after first having been duly authorized by said corporation so to do.

My Commission Expires:

07/29/11



  
 Notary Public CRIS O. MCCAMMON

(SEAL)